

OFFICE FOR LEASE

PUYALLUP OFFICE COMPLEX

424 29TH STREET NORTHEAST, PUYALLUP, WA 98372



FOR LEASE

KELLER WILLIAMS COMMERCIAL

1011 E Main, Suite 420
Puyallup, WA 98372



Each Office Independently Owned and Operated

PRESENTED BY:

RICK BROWN

Commercial Broker
O: (253) 840-5574
C: (253) 617-9460
rickbrown@kw.com
Lic: 27026, WA

SIMRANJIT KAUR

Commercial Broker
C: (425) 577-1347
simrankv@kwcommercial.com

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424 29TH STREET NORTHEAST



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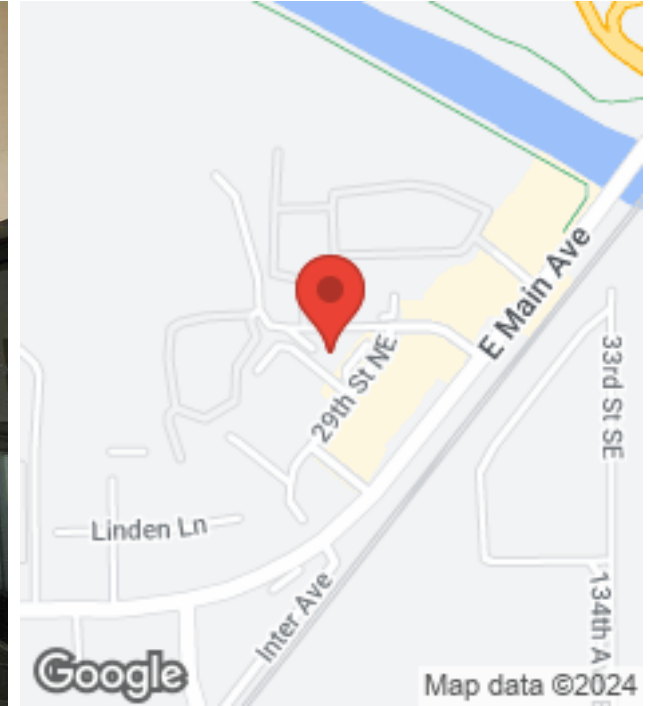
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EXECUTIVE SUMMARY

424 29TH STREET NORTHEAST



OFFERING SUMMARY

LEASE RATE:	\$28/SF Gross
LEASE TERM:	3-5 Years
BUILDING SF:	15,708
AVAILABLE SF:	1,323
YEAR BUILT:	2005
RENOVATED:	2010
BUILDING CLASS:	B
FLOORS:	2
PARKING:	Surface
PARKING RATIO:	3.18

Property Overview

Quality space available in professional office building located in Puyallup just off E Main Ave. This 2-story office building features high end finishes and welcoming common areas with high ceilings and large art pieces. There is a large, dedicated parking lot with multiple access points and abundant parking.

LOCATION & HIGHLIGHTS

424 29TH STREET NORTHEAST



LOCATION INFORMATION

Building Name: Puyallup Office Complex
Street Address: 424 29th Street Northeast
City, State, Zip: Puyallup, WA 98372
County: Pierce
Market: Puyallup / Sumner
Sub-market: Puyallup
Cross Streets: 5th Ave NE
Signal Intersection: No



LOCATION OVERVIEW

Located in Downtown Puyallup near the 512/410/167 interchange. The area features a number of high-quality office buildings as well as popular restaurants. The E Main corridor is a burgeoning area of Puyallup with multiple new constructions being recently completed driving more traffic to the area

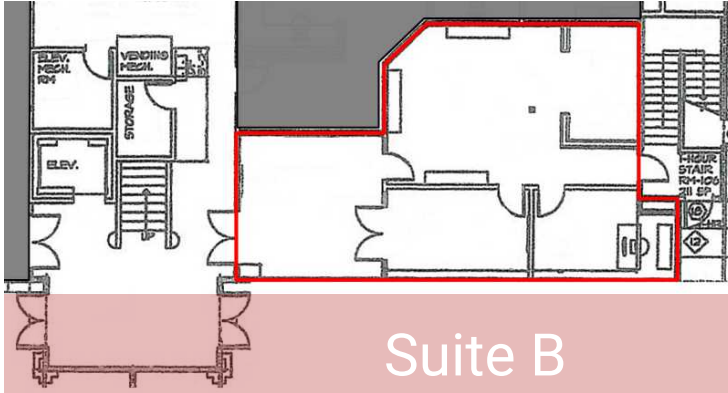
PROPERTY HIGHLIGHTS

- High end finishes
- Convenient to SR 167, SR 410, and SR 512
- Abundant parking
- Close to local services
- Burgeoning area of Puyallup
- Breakroom/kitchen in Common Area on First Floor



PROPERTY PHOTOS

424 29TH STREET NORTHEAST

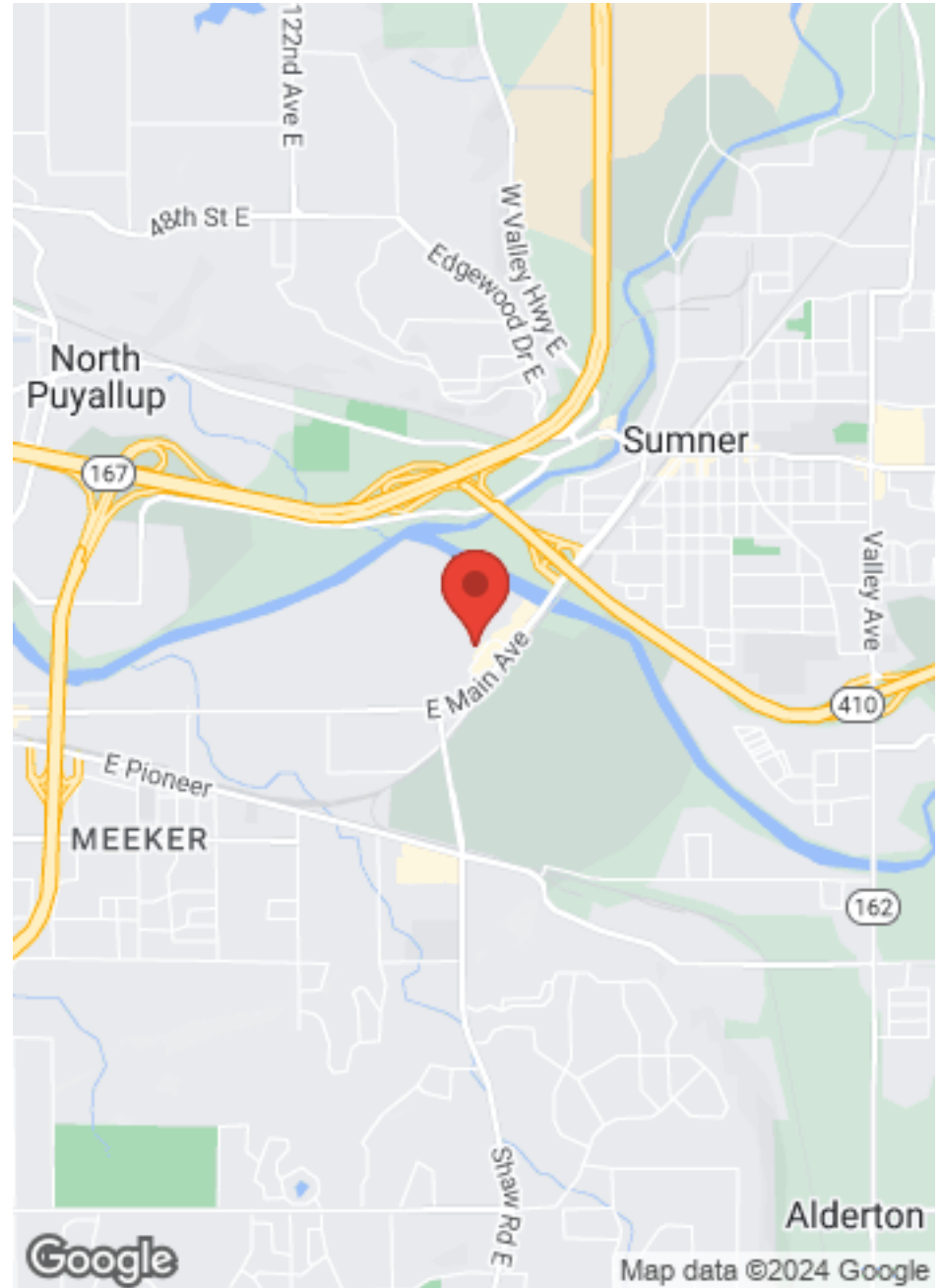
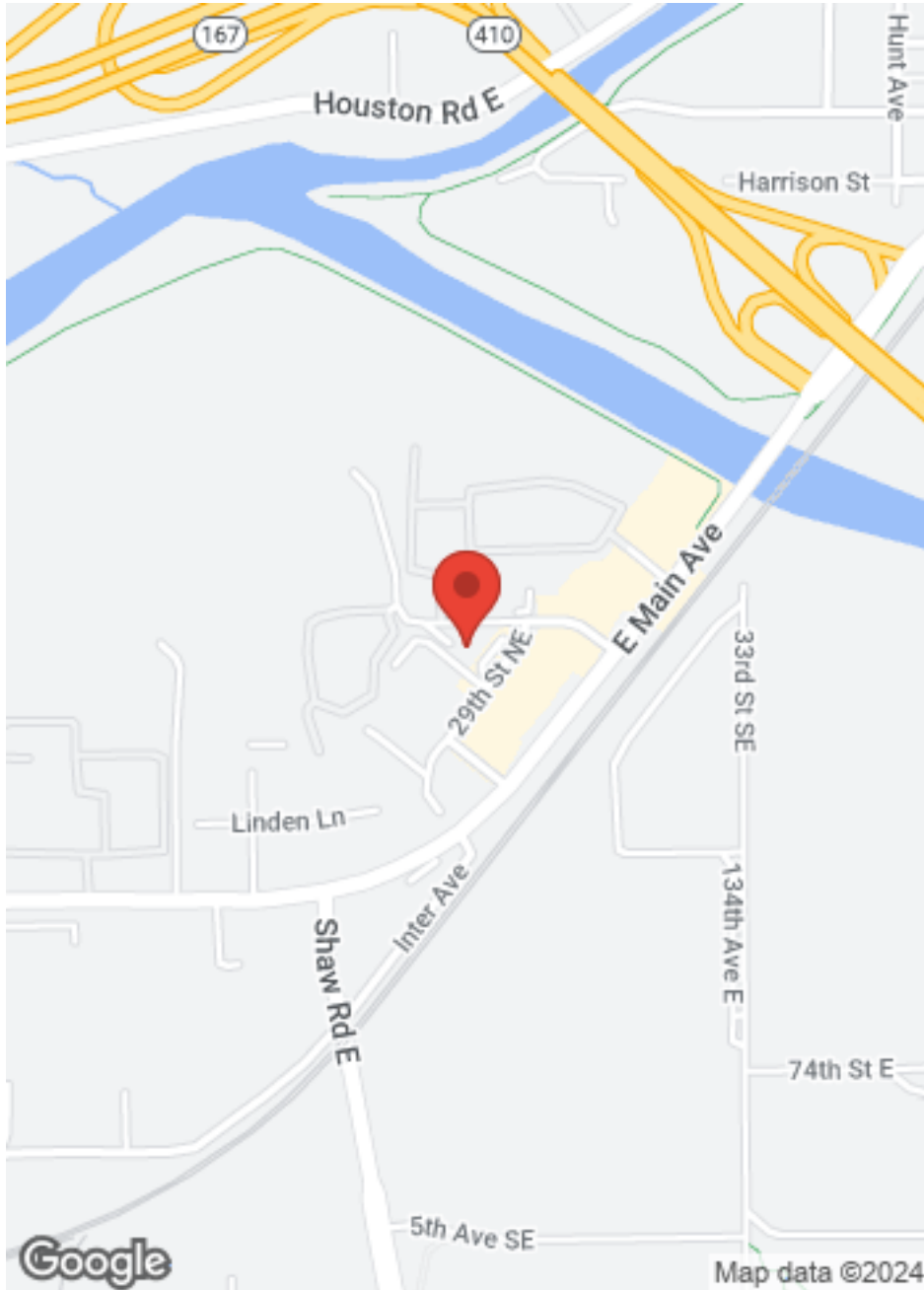


Suite B



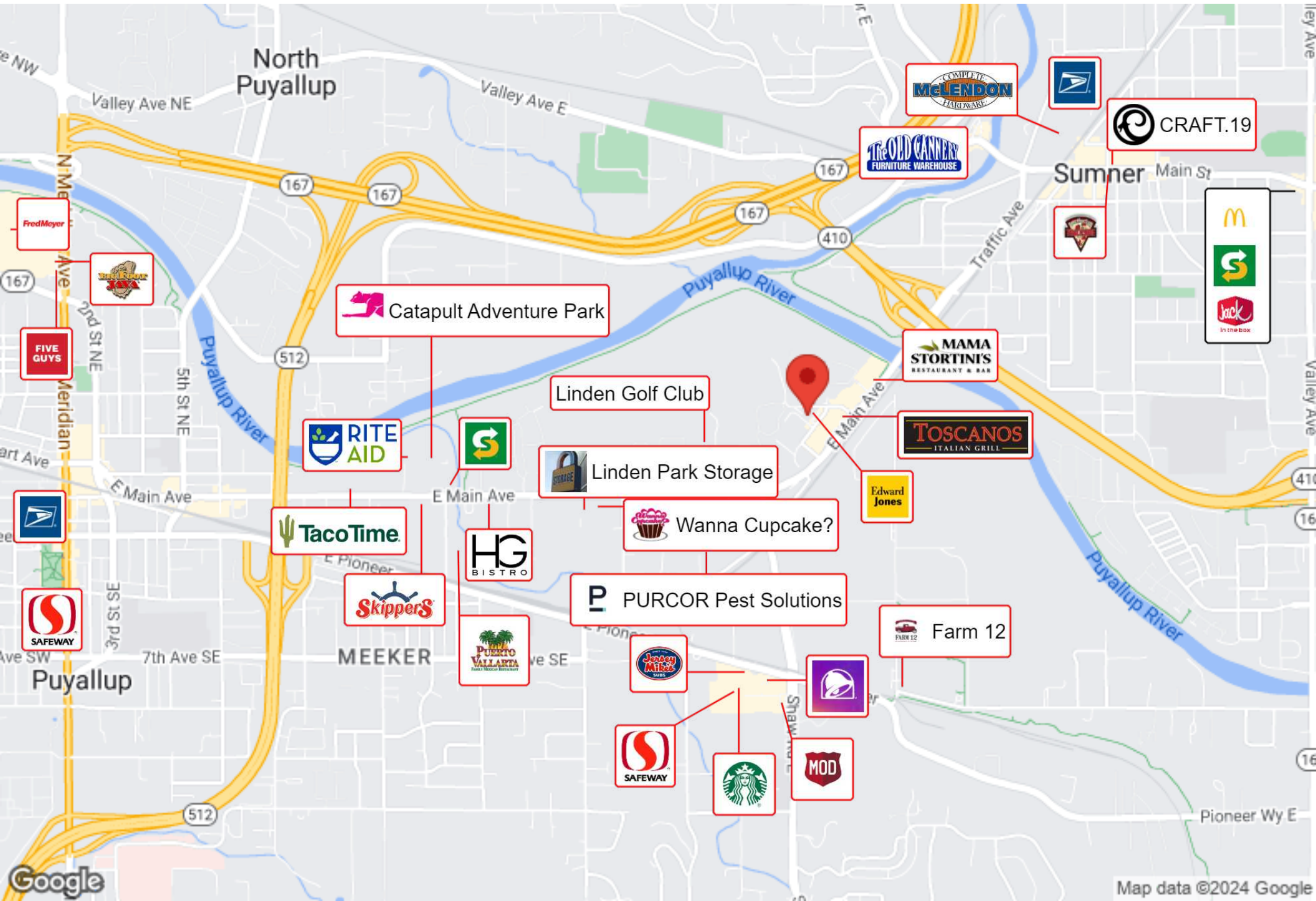
LOCATION MAPS

424 29TH STREET NORTHEAST



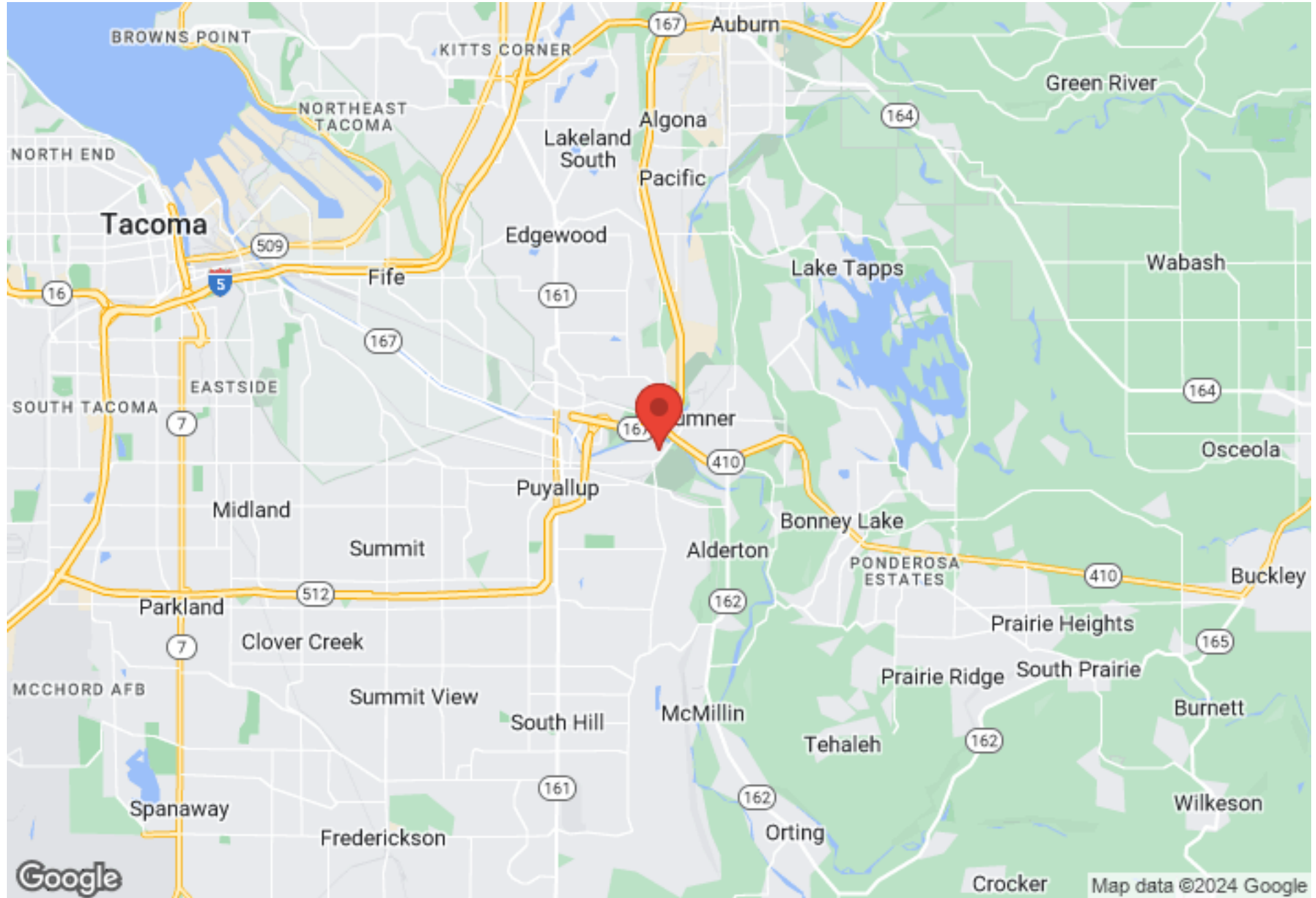
BUSINESS MAP

424 29TH STREET NORTHEAST



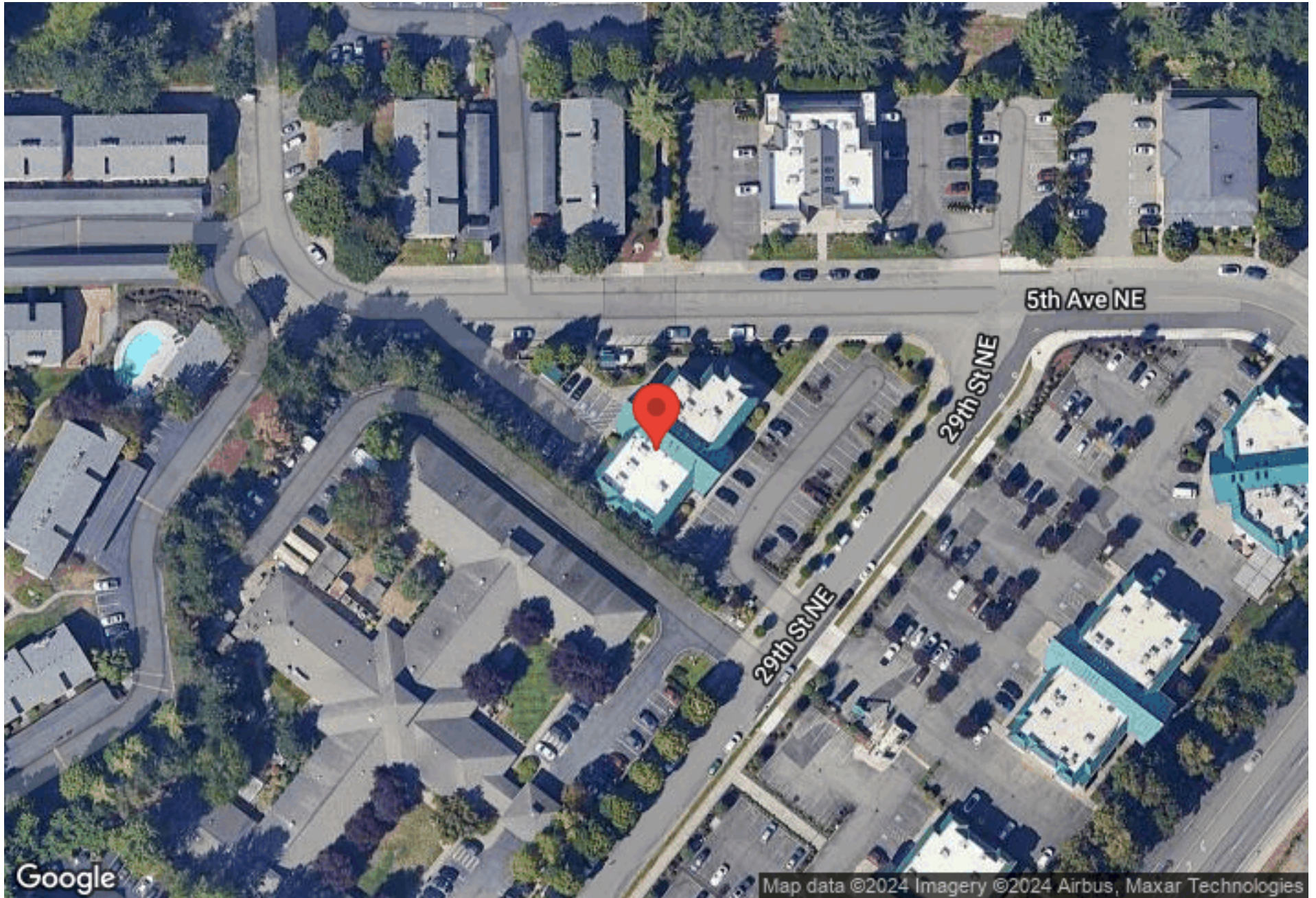
REGIONAL MAP

424 29TH STREET NORTHEAST



AERIAL MAP

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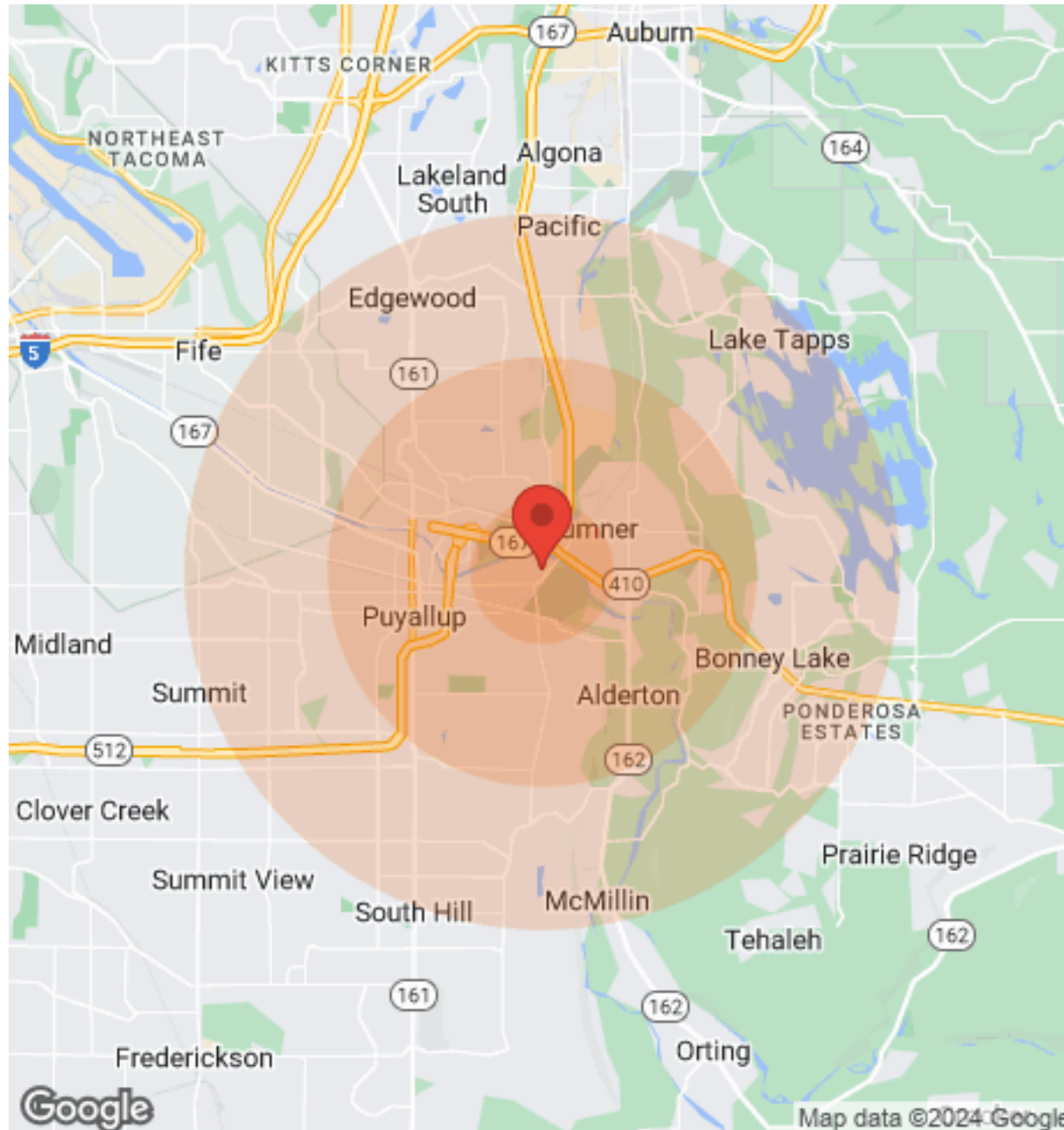


Google

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DEMOGRAPHICS

424 29TH STREET NORTHEAST



Population	1 Mile	3 Miles	5 Miles
Male	2,584	25,552	72,753
Female	2,651	27,012	76,545
Total Population	5,235	52,564	149,298

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	950	9,908	29,387
Ages 15-24	628	6,919	20,865
Ages 25-54	2,106	20,620	56,018
Ages 55-64	648	6,604	18,931
Ages 65+	903	8,513	24,097

Race	1 Mile	3 Miles	5 Miles
White	4,687	47,072	128,500
Black	51	495	2,378
Am In/AK Nat	18	183	521
Hawaiian	27	139	536
Hispanic	406	3,883	10,593
Multi-Racial	758	7,350	22,274

Income	1 Mile	3 Miles	5 Miles
Median	\$56,447	\$59,378	\$66,073
< \$15,000	109	1,661	3,671
\$15,000-\$24,999	80	1,669	4,226
\$25,000-\$34,999	246	2,117	4,916
\$35,000-\$49,999	543	3,522	8,471
\$50,000-\$74,999	613	4,006	11,547
\$75,000-\$99,999	341	2,982	9,122
\$100,000-\$149,999	310	3,547	10,438
\$150,000-\$199,999	N/A	1,161	3,398
> \$200,000	10	533	1,789

Housing	1 Mile	3 Miles	5 Miles
Total Units	2,643	23,620	62,142
Occupied	2,260	21,922	58,218
Owner Occupied	981	12,778	38,222
Renter Occupied	1,279	9,144	19,996
Vacant	383	1,698	3,924